



DEVELOPMENT REVIEW COMMITTEE (DRC) MEETING

Greg Brewton Sustainable Development Center
Urban Design and Planning Conference Room
700 NW 19th Avenue Fort Lauderdale, FL 33311
March 28, 2017

AGENDA

- I. **STAFF MEETING** **9:00 A.M.**
- II. **REGULAR MEETING – AGENDA ITEMS:**
 1. **CASE:** **R16066** **9:30 A.M.**
Request: **Site Plan Level III Review: Conditional Use for Social Service Residential Facility (SSRF) with 199 Independent Living Units, 144 Assisted Living Units, 84 Memory Care Units and 16 Hotel Rooms Downtown**
APPLICANT: Riverwalk Plaza Associates
PROJECT NAME: Riverwalk Residences at Las Olas
GENERAL LOCATION: 333 N New River Drive East
COMMISSION DISTRICT: 4
NEIGHBORHOOD ASSOCIATION: Downtown Fort Lauderdale Civic Association
ZONING DISTRICT: Regional Activity Center – City Center (RAC-CC)
LAND USE: Downtown Regional Activity Center
CASE PLANNER: Randall Robinson
 2. **CASE:** **R17016** **10:00 A.M.**
Request: **Site Plan Level III Review: Waterway Use for 5,000 Square Foot Office**
APPLICANT: Mango Properties, LLC.
PROJECT NAME: FSMY Office
GENERAL LOCATION: 213 Rose Drive
COMMISSION DISTRICT: 4
NEIGHBORHOOD ASSOCIATION: Downtown Fort Lauderdale Civic Association
ZONING DISTRICT: Limited Residential Office (ROA)
LAND USE: South Regional Activity Center
CASE PLANNER: Lorraine Tappen / Tyler LaForme (Support)
 3. **CASE:** **R17014** **10:30 A.M.**
Request: **Site Plan Level III Review: Conditional Use for a Mixed Use Development; 12 Residential Units, 1,096 Square Foot Office with Residential Flex Allocation**
APPLICANT: Victoria One Miami Road, LLC.
PROJECT NAME: Miami 2100
GENERAL LOCATION: 2100 S Miami Road
COMMISSION DISTRICT: 4

- NEIGHBORHOOD ASSOCIATION:** Harbordale Civic Association, Inc.
- ZONING DISTRICT:** Residential Multifamily Mid Rise/ Medium High Density (RMM-25)
- LAND USE:** Employment Center
- CASE PLANNER:** Karlanne Grant
4. **CASE:** **R17018** **11:00 A.M.**
REQUEST: **Site Plan Level II Review: 626 Residential Units, 183,011 Square Feet Office and 88,192 Square Feet Retail in Downtown**
APPLICANT: 16 NE 4th, LLC.
PROJECT NAME: FAT City
GENERAL LOCATION: 300 N Andrews Avenue
COMMISSION DISTRICT: 2
NEIGHBORHOOD ASSOCIATION: Flagler Village Civic Association
ZONING DISTRICT: Regional Activity Center – City Center (RAC-CC)
LAND USE: Downtown Regional Activity Center
CASE PLANNER: Jim Hetzel
5. **CASE:** **R17015** **1:30 P.M.**
REQUEST: **Site Plan Level II Review: 3,833 Square Foot Church within 100 Feet of Residential Use**
APPLICANT: Florida Conference Association of Seventh Day Adventists
PROJECT NAME: Royal Palm Seventh Day Adventist Church
GENERAL LOCATION: 2210 NW 22nd Street
COMMISSION DISTRICT: 3
NEIGHBORHOOD ASSOCIATION: Rock Island Community Development Incorporated
ZONING DISTRICT: Duplex and Attached One-Family Dwelling Districts (RD-10 County)
LAND USE: Irregular 18.07
CASE PLANNER: Florentina Hutt
6. **CASE:** **R17017** **2:00 P.M.**
REQUEST: **Site Plan Level II Review: 16,500 Square Foot Aircraft Hangar**
APPLICANT: City of Fort Lauderdale
PROJECT NAME: FXE Parcel 16-C Sheltair
GENERAL LOCATION: 1601 NW 56th Street
COMMISSION DISTRICT: 1
NEIGHBORHOOD ASSOCIATION: N/A
ZONING DISTRICT: General Aviation Airport (GAA)
LAND USE: Transportation and Community Facilities
CASE PLANNER: Nicholas Kalargyros / Tyler LaForme (Support)
7. **CASE:** **PL17003** **2:30 P.M.**
REQUEST: **Plat Review**
APPLICANT: Project Andrews, LLC.
PROJECT NAME: Progresso Commons Plat
GENERAL LOCATION: 947 N Andrews Avenue

COMMISSION DISTRICT: 2
NEIGHBORHOOD ASSOCIATION: Progresso Village Civic Association Incorporated
ZONING DISTRICT: North West Regional Activity Center - Mixed Use Northeast (NWRAC-MUne), Residential Multifamily Mid Rise/ Medium High Density (RMM-25), and Boulevard Business (B-1)
LAND USE: Northwest Regional Activity Center
CASE PLANNER: Nicholas Kalargyros

8. **CASE:** **V17004** **2:30 P.M.**
REQUEST: **Right of Way Vacation: Public Street**
APPLICANT: Project Andrews, LLC.
PROJECT NAME: Progresso Commons Right of Way Vacation
GENERAL LOCATION: 947 N Andrews Avenue
COMMISSION DISTRICT: 2
NEIGHBORHOOD ASSOCIATION: Progresso Village Civic Association Incorporated
ZONING DISTRICT: North West Regional Activity Center - Mixed Use Northeast (NWRAC-MUne), Residential Multifamily Mid Rise/ Medium High Density (RMM-25), and Boulevard Business (B-1)
LAND USE: Northwest Regional Activity Center
CASE PLANNER: Nicholas Kalargyros

It is anticipated that each DRC item will take approximately 30 minutes at the meeting unless otherwise noted. Due to space constraints in the DRC conference room and waiting area, please do not arrive more than 30 minutes prior to the estimated review time.

Two or more City Commissioners and/or Advisory Board members may be present at this meeting. If any person decides to appeal any decision made with respect to any matter considered at this public meeting or hearing he/she will need a record of the proceeding and for such purpose, he/she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

If you desire auxiliary services to assist in viewing or hearing the meetings or reading agendas and minutes, please contact the City Clerk's office at (954) 828-5002 two (2) days prior to the meeting and arrangements will be made to provide these services for you. A turnkey video system is also available for your use during this meeting.